

Chairman Robert S. Knox called to order a meeting of the North Scituate District Review Committee (VDRC) on April 18, 2013 at 7:00 p.m. Members present were Sacha Anthony Hummel, Norma Knox and Mark Laprade. Michael Charland was absent.

Motion was made by Norma Knox and seconded by Sacha Anthony Hummel to accept the minutes of February 21, 2013, unanimously voted to accept.

APPLICATIONS

Bar 5 Inc-DBA-The Village Tavern-90 Hartford Pike-Plat 16 Lot 72(Portion of Lot)-Signage. Paul Catanzaro one of the owners was present at the meeting. He would like to use the existing signage on the post, presently has the American flag on it and the smaller sign below it. He has already redone the timber planter box at the base of the sign. If the committee prefers not to have the base made out of timbers he is willing to use cultured stones or brick to cover the timbers. He states that the cost prohibits him from taking down the whole sign and replacing it. He also realizes that he will need a zoning variance for the sign as it exceeds the maximum limit. Mr. Catanzaro said that if the signage is approved that no additional signage would be needed on the building. He states the reason for him requesting this much signage is that he is on a highly traveled road, with the traffic traveling a high speed. He feels that if he is only granted a smaller sign, potential customers won't notice his sign. The current banner stating the new name on the building will be removed, once a sign design is approved and up.

Chairman Knox stated that owner of the property, Richard Lang, was previously told that he had to take down the sign pole as it was in violation of the zoning ordinance. Mr. Lang then put up an insert of an American Flag, stating he no longer had a sign, but a “Flag”.

Chairman Knox informs Mr. Catanzaro that the new Family Dollar store had a non- conforming sign post and was told by the Zoning Board that it had to come down.

Sacha Anthony Hummel asked Chairman Knox what are our options. He stated that the committee can approve the sign design and then it will be the applicant’s responsibility to go before the Zoning Board for a sign variance.

Mr. Catanzaro also discussed his desire for lighting of the new sign. He would like to have one (1) “gooseneck” style light on each side of the sign, or two (2) smaller ones, which ever looks better with the sign. The lights would be downward lit. He references the lights would be similar to the ones used at the new Dexter Credit Union on Danielson Pike.

Mr. Catanzaro also stated that he has put a chain link fence with diagonal slat to hide the propane tanks and the dumpster on the property. He has also planted trees to make the new septic system less visible.

Motion was made by Mark Laprade and seconded by Norma Knox to accept the application design and lighting as presented, with the understanding that a zoning variance is necessary for size of sign, unanimously voted to approve.

In the audience was David D’Agostino, Town Moderator, who

questioned the committee about freestanding signs. He stated that property where the new “Village Tavern” is has two (2) freestanding signs. Even though it is one (1) piece of property there are two (2) separate buildings so each building should be allowed to have a freestanding sign. The Zoning Ordinance states that only one (1) freestanding sign is allowed per property. He questions what about if a property owner leases a building where the property has two (2) buildings, as with Famous Pizza and The Village Tavern. Chairman Knox states to Mr. D’Agostino that clarification is needed from the town regarding this question. Mr. D’Agostino states he will look into this.

OLD BUSINESS

Sacha Anthony Hummel asked Chairman Knox about moving the Sandy’s Specialties Sign from its current location, 132 Danielson Pike to 143 Danielson, where the travel agency was. There previously was a sign above the door identifying the travel agency and then an additional sign in the double sign hanging from the building. There is a spot in the double hanging sign for Sandy’s Specialties. Chairman Knox informs Sacha that the owner of Sandy’s Specialties needs to come before the committee for sign approval, if owner is looking into putting sign above the door.

NEW BUSINESS

Mark Laprade states that there are currently two (2) signs similar to “The Village Tavern” that being Famous Pizza and Gentleman Farmer.

He questions how the town can request that one sign was to be removed while allowing the similar signs to stay up.

ADJOURNMENT

Motion was made by Norma Knox and seconded by Mark Laprade to adjourn at 7:40 p.m., unanimously voted to accept.

Respectfully submitted,

Kathleen E. Blaine